

EUCALYPTUS GROVE HOMEOWNERS ASSOCIATION

BOARD OF DIRECTORS MEETING

February 9, 2011 (6PM)

AGENDA

1. CALL BOARD MEETING TO ORDER

2. REQUEST BY OWNERS IN ATTENDANCE OR VIA CORRESPONDENCE OR PHONE (unless it's an emergency, it'll be put on next month's agenda); Bd to consider request & possibly vote...

Each unit has about 3 minutes to address their concern to the Board or ask permission for...

3. APPROVAL OF PRIOR MEETING MINUTES

4. TREASURER, OFFICERS & COMMITTEES (Bd to consider recommendations & possibly vote...)

See Financial Statement and/or Balance Sheet;

Operating Expenses about 8% below budget thru end of last year

Landscape – proposal for creek clean up (\$700/month); Tree trimming bid

5. OLD BUSINESS (Board to consider, review and possibly vote on...)

- List of dry rot repair for Sea View: #322 pending sale
- #104 (Gardea) moisture in unit;
- 7606 foundation and retaining wall: Signed contract with Carter Const for \$32.4K;
- Treadmill for Exercise Room purchased from Sports Authority \$868

6. NEW BUSINESS (Board to consider, review and possibly vote on...)

- Possible policy for repairing "common area"
- Bulletin Boards
- Roof leaks; bids to reroof
- Recording liens
- Other items to be put on next month's agenda

7. EXECUTIVE SESSION

- Late payers through end of last month (balances of \$500 or more):
- Foreclosure / Trustee Sale
- Small Claims scheduled

8. ADJOURNMENT (Scheduled meeting – Monday 3/21/11? @ 6PM in Meeting Rm)

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